



75 Tarvin Road, Boughton
£275,000



75 Tarvin Road

Boughton, Chester

Occupying a sought-after position on Tarvin Road in Boughton, this attractive four-bedroom period townhouse combines character, space and potential in equal measure. Just a short distance from Chester city centre, the Shropshire Union Canal and a wide range of local amenities, the property offers an excellent opportunity for buyers seeking a substantial home in a convenient and well-connected location.

Council Tax band: TBD

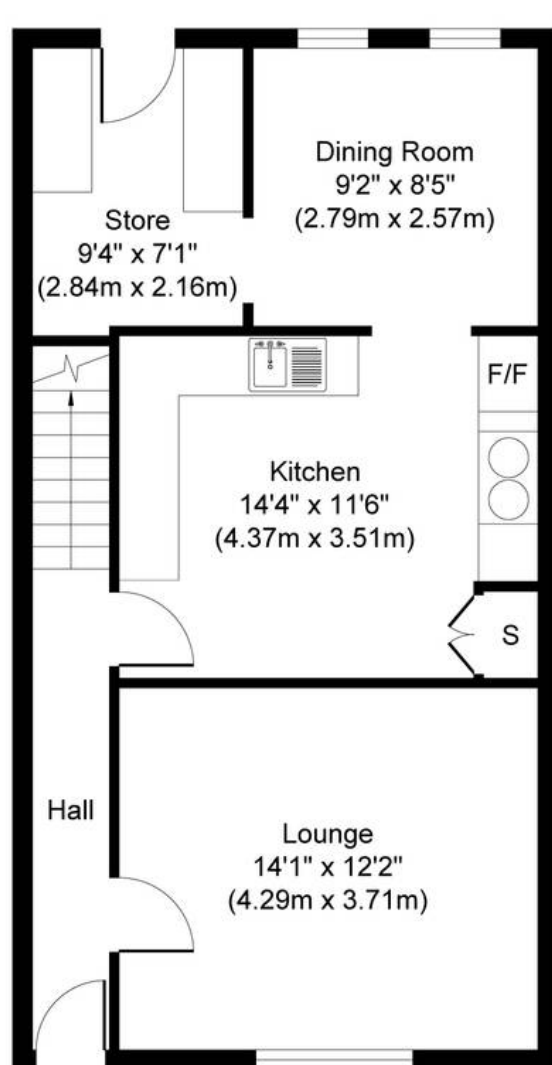
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

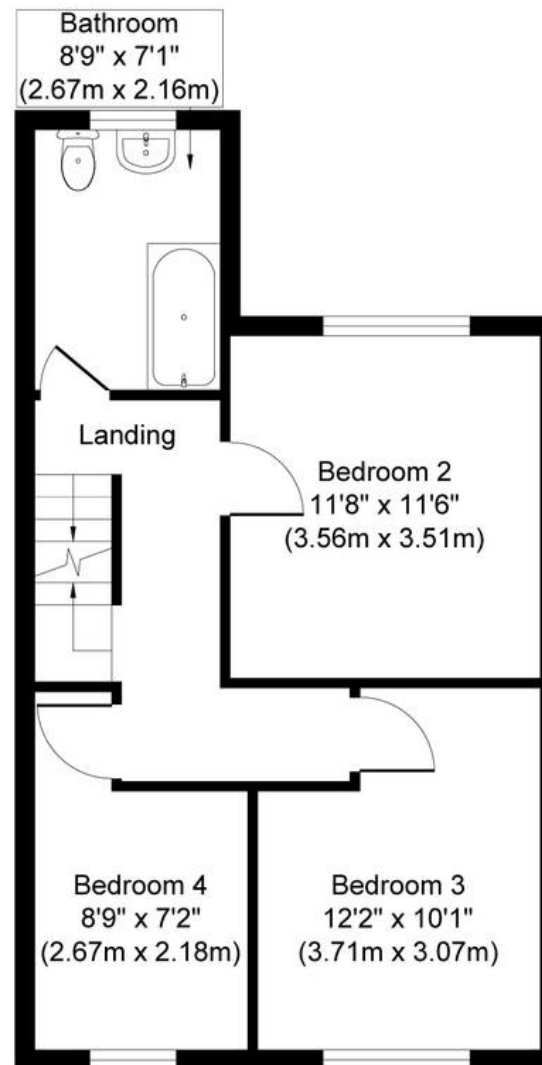
- Attractive four-bedroom period townhouse in a sought-after Boughton location on Tarvin Road.
- Character-filled accommodation with original features including a beautiful Minton tiled entrance hall.
- Spacious living room with feature log-burning stove and generous proportions.
- Large kitchen with family dining space, offering excellent storage and scope for modernisation.
- Impressive loft-converted principal bedroom suite with en suite shower room, eaves storage and canal views.
- Sunny rear garden with rear access and outdoor storage, within easy reach of Chester city centre, the Shropshire Union Canal and local amenities.



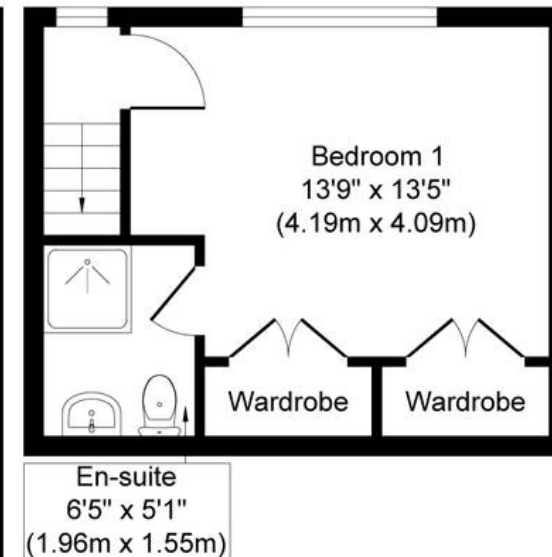




Ground Floor
Approximate Floor Area
572 sq. ft
(53.17 sq. m)



First Floor
Approximate Floor Area
451 sq. ft
(41.91 sq. m)



Second Floor
Approximate Floor Area
234 sq. ft
(21.71 sq. m)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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